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COMMONWEALTH BUREAU OF CENSUS AND STATISTICS

In reply quote No.

BUILDING OPERATIONS

EIGHTH FLOOR,
DA COSTA BUILDING,
68 GRENFELL STREET,
ADELAIDE

SOUTH AUSTRALIA

DECEMBER QUARTER 1962

SCOPE This bulletin gives information about "new building" operations in South Australia; in addition to a summary for the period January 1958 to December 1962 it shows details concerning houses and flats, other buildings, employment in the industry, and dwellings in Local Government areas. The information has been compiled from returns collected from all builders of "new buildings".

DEFINITIONS NEW BUILDINGS : Additions of £5,000 and over to existing buildings (other than houses) are included, but minor additions, alterations, repairs and renovations, and all construction activity such as railways, bridges, earthworks, water storage, etc., are excluded.

VALUE : All values shown exclude the value of land and, except for Table 4, represent the value of buildings upon completion (but see also COMPLETIONS). The values shown in Table 4 represent the value of work done on new buildings during the period.

COMMENCEMENTS : A building is recorded as commenced when work on the foundations has begun.

UNDER CONSTRUCTION : Once commenced, even though work on it may have been temporarily suspended, a building is classified as "under construction" until its "completion".

COMPLETIONS : A building is regarded as having been completed when the contractor has fulfilled the terms of the contract or in the case of an owner-built house when the dwelling is either completed or occupied (whichever occurs first). However, the value in all cases is that of the building as a finished project as planned.

COMMENTS Table 1 shows that 2,444 houses were commenced and 2,480 completed during December quarter 1962, a decrease of 43 commencements and an increase of 106 completions on figures for the previous quarter.

The number of flats completed during December quarter (198) was the highest since June quarter 1961 (230).

The considerable fluctuations from period to period in the value of "new buildings other than dwellings" in Table 3 are partly the result of the unequal incidence of individual large contracts. Table 4, which shows the value of work done on the various types of new buildings during each period, is not subject to these fluctuations.

The number recorded as employed on all jobs of builders of new buildings (Table 6) increased for the third successive quarter. The total of 13,442 at 12th December 1962 was 608 more than at 30th September 1962 and the highest since 14th December 1960 when 14,081 were reported as being employed.

As shown in Table 7 a large proportion of home building is concentrated within a few local government areas. During the year ended 31st December last 3,592 (74.1 per cent) of dwellings completed in metropolitan local government areas were in the Municipal Corporations of Campbelltown, Enfield, Marion, Mitcham, West Torrens, and Woodville. Of dwellings completed outside the metropolitan area 61.5 per cent were in the near metropolitan District Councils of Munno Para, Noarlunga, Salisbury, and Tea Tree Gully; completions in the Whyalla City Commission area accounted for a further 8.1 per cent.

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TABLE 1 - NEW BUILDINGS COMMENCED, COMPLETED, AND UNDER CONSTRUCTION : SOUTH AUSTRALIA

Period	Houses (a)		Flats (a) (b)		Total Dwellings (a)		Other New Buildings (c)	Total New Buildings £'000		
	No.	£'000	No.	£'000	No.	£'000				
COMMENCED DURING PERIOD										
<i>Year ended -</i>										
31st Dec. 1958	7,141	22,846	769	1,831	7,910	24,677	14,767	39,444		
1959	8,665	28,189	713	1,717	9,378	29,906	17,293	47,199		
1960	9,473	32,008	713	1,922	10,186	33,930	20,077	54,007		
1961	8,440	28,122	563	1,346	9,003	29,468	21,582	51,050		
1962	9,573	31,818	582	1,654	10,155	33,472	20,994	54,466		
<i>Quarter ended -</i>										
30th Sept. 1961	2,349	7,928	155	329	2,504	8,257	4,793	13,050		
31st Dec.	1,738	5,813	181	514	1,919	6,327	3,752	10,079		
31st Mar. 1962	2,168	7,226	83	215	2,251	7,441	7,329	14,770		
30th June	2,474	8,173	186	610	2,660	8,783	5,064	13,847		
30th Sept.	2,487	8,342	195	519	2,682	8,861	4,341	13,202		
31st Dec.	2,444	8,077	118	310	2,562	8,387	4,260	12,647		
COMPLETED DURING PERIOD										
<i>Year ended -</i>										
31st Dec. 1958	7,705	25,030	562	1,342	8,267	26,372	16,272	42,644		
1959	8,628	27,983	591	1,389	9,219	29,372	14,754	44,126		
1960	9,379	31,663	790	2,021	10,169	33,684	18,595	52,279		
1961	9,119	31,026	709	1,862	9,828	32,888	18,904	51,792		
1962	9,280	30,983	583	1,599	9,863	32,582	24,702	57,284		
<i>Quarter ended -</i>										
30th Sept. 1961	2,144	7,229	181	442	2,325	7,671	3,734	11,405		
31st Dec.	2,566	8,693	143	318	2,709	9,011	5,668	14,679		
31st Mar. 1962	1,838	6,242	126	284	1,964	6,526	5,186	11,712		
30th June	2,588	8,515	143	336	2,731	8,851	5,668	14,519		
30th Sept.	2,374	7,930	116	344	2,490	8,274	3,685	11,959		
31st Dec.	2,480	8,296	198	635	2,678	8,931	10,163	19,094		
UNDER CONSTRUCTION AT END OF PERIOD										
<i>Year ended -</i>										
31st Dec. 1958	4,931	15,705	432	995	5,363	16,700	16,123	32,823		
1959	4,968	16,208	554	1,367	5,522	17,575	18,885	36,460		
1960	5,062	16,849	477	1,305	5,539	18,154	20,832	38,986		
1961	4,383	14,300	331	808	4,714	15,108	23,758	38,866		
1962	4,676	15,446	330	934	5,006	16,380	20,301	36,681		
<i>Quarter ended -</i>										
30th Sept. 1961	5,211	17,212	293	616	5,504	17,828	25,611	43,439		
31st Dec.	4,383	14,300	331	808	4,714	15,108	23,758	38,866		
31st Mar. 1962	4,713	15,440	288	776	5,001	16,216	25,885	42,101		
30th June	4,599	15,181	331	1,082	4,930	16,263	25,245	41,508		
30th Sept.	4,712	15,608	410	1,259	5,122	16,867	26,095	42,962		
31st Dec.	4,676	15,446	330	934	5,006	16,380	20,301	36,681		

(a) Excludes dwellings attached to "other new buildings".

(b) Includes "Home Units".

(c) Includes value of attached dwellings.

1. **Antibodies** are proteins produced by the immune system in response to an antigen.

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TABLE 2 - NEW HOUSES: CONTRACT-BUILT AND OWNER-BUILT, SOUTH AUSTRALIA

Period	Contract-Built				Owner-Built				(a)
	Brick, Stone, etc. (b)		Other (c)		Brick, Stone, etc. (b)		Other (c)		
	No.	£'000	No.	£'000	No.	£'000	No.	£'000	
COMMENCED DURING PERIOD									
Year ended -									
31st Dec.	1958	4,917	16,174	886	2,329	1,074	3,733	264	610
	1959	6,547	21,793	1,109	3,014	822	2,943	187	439
	1960	7,674	26,317	950	2,592	708	2,746	141	353
	1961	6,981	23,515	749	2,128	568	2,169	142	310
	1962	8,436	28,175	613	1,718	443	1,750	81	175
Quarter ended -									
30th Sept.	1961	2,022	6,857	170	488	133	533	24	50
31st Dec.		1,416	4,821	158	431	126	483	38	78
31st Mar.	1962	1,853	6,227	171	471	120	481	24	47
30th June		2,222	7,346	124	362	109	423	19	42
30th Sept.		2,201	7,442	173	475	95	383	18	42
31st Dec.		2,160	7,160	145	410	119	463	20	44
COMPLETED DURING PERIOD									
Year ended -									
31st Dec.	1958	4,946	16,291	920	2,433	1,491	5,435	348	871
	1959	6,064	20,024	1,091	2,953	1,192	4,325	281	681
	1960	7,200	24,738	1,030	2,821	975	3,653	174	451
	1961	7,421	25,487	750	2,114	782	3,042	166	383
	1962	7,934	26,643	672	1,882	579	2,241	95	217
Quarter ended -									
30th Sept.	1961	1,747	5,995	213	587	140	543	44	104
31st Dec.		2,086	7,141	198	540	233	908	49	104
31st Mar.	1962	1,478	5,070	168	473	165	636	27	63
30th June		2,215	7,334	197	557	145	555	31	69
30th Sept.		2,118	7,121	138	392	101	379	17	38
31st Dec.		2,123	7,118	169	460	168	671	20	47
UNDER CONSTRUCTION AT END OF PERIOD									
Year ended -									
31st Dec.	1958	2,951	9,341	303	818	1,432	4,937	245	609
	1959	3,434	11,235	321	883	1,062	3,711	151	379
	1960	3,908	12,927	241	668	795	2,957	118	297
	1961	3,468	11,279	240	682	581	2,110	94	229
	1962	3,970	13,111	181	520	445	1,625	80	190
Quarter ended -									
30th Sept.	1961	4,138	13,627	280	796	688	2,535	105	254
31st Dec.		3,468	11,279	240	682	581	2,110	94	229
31st Mar.	1962	3,843	12,588	243	674	536	1,962	91	216
30th June		3,850	12,686	170	476	500	1,830	79	189
30th Sept.		3,933	13,018	205	562	494	1,835	80	193
31st Dec.		3,970	13,111	181	520	445	1,625	80	190

- (a) An "owner-built" house is one actually erected or being erected by the owner or under the owner's direction by sub-contract or day-labour but without the services of a contractor who is responsible for the whole job.
- (b) Of the 8,879 brick, stone, etc. houses COMMENCED during 1962 (8,436 contract-built and 443 owner-built) 986 were of brick veneer and stone veneer construction valued at £2,971,000. During December quarter 1962 there were 221 houses of this type commenced with a value of £659,000.
- (c) "Other" houses are mainly of fibro-cement or weatherboard construction, e.g. included in the 694 "other" type houses COMMENCED during 1962 (613 contract-built and 81 owner-built) 639 were of fibro-cement construction valued at £1,719,000, and 51 of weatherboard with a value of £161,000. During December quarter 1962 there were 151 (£413,000) fibro-cement and 12 (£34,000) weatherboard houses commenced.

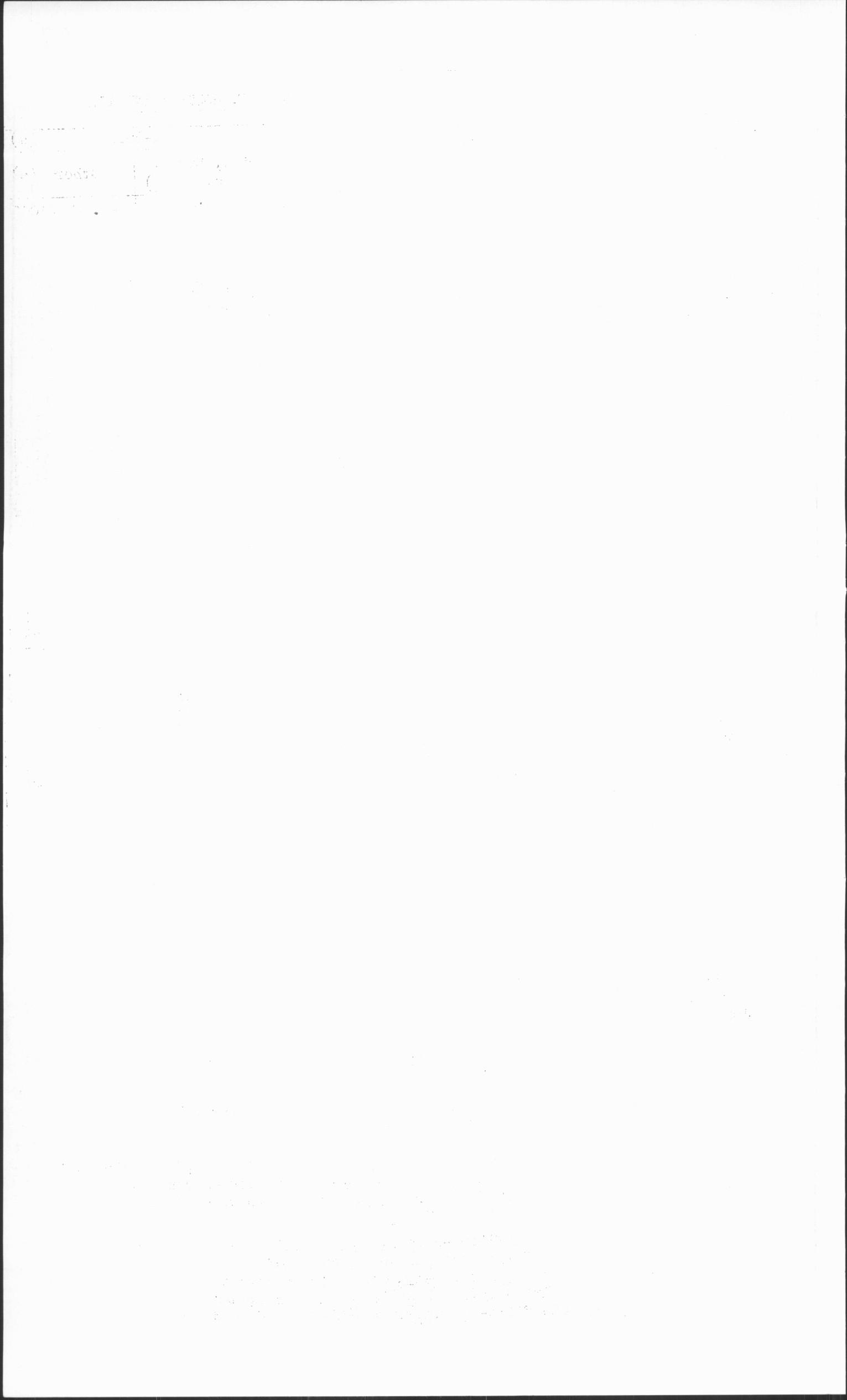


TABLE 3 - NEW BUILDINGS OTHER THAN DWELLINGS : VALUE (a), SOUTH AUSTRALIA

Type of Building	Year Ended			Quarter Ended				
	31st Dec.	31st Dec.	30th Sept.	31st Dec.	31st Mar.	30th June	30th Sept.	31st Dec.
	1961	1962	1961	1961	1962	1962	1962	1962
COMMENCED DURING PERIOD (£'000)								
Business Premises -								
Hotels etc. & Shops	2,700	3,108	1,295	328	799	1,015	890	404
Factories	3,092	4,960	643	435	2,372	957	503	1,128
Other (b)	5,880	4,055	1,054	863	876	1,297	1,067	815
Educational & Health	7,755	6,620	1,317	1,549	2,727	1,249	1,111	1,533
All Other (c)	2,155	2,251	484	577	555	546	770	380
Total	21,582	20,994	4,793	3,752	7,329	5,064	4,341	4,260
COMPLETED DURING PERIOD (£'000)								
Business Premises -								
Hotels etc. & Shops	2,491	5,675	292	1,063	380	457	405	4,433
Factories	3,396	2,396	802	775	698	373	755	570
Other (b)	4,453	6,984	807	1,089	456	1,212	1,122	4,194
Educational & Health	5,143	7,420	1,097	1,395	3,152	2,971	754	543
All Other (c)	3,421	2,227	736	1,346	500	655	649	423
Total	18,904	24,702	3,734	5,668	5,186	5,668	3,685	10,163
UNDER CONSTRUCTION AT END OF PERIOD (£'000)								
Business Premises -								
Hotels etc. & Shops	4,224	1,716	4,960	4,224	4,642	5,200	5,748	1,716
Factories	2,871	5,486	3,199	2,871	4,560	5,143	4,899	5,486
Other (b)	5,047	2,212	5,273	5,047	5,468	5,555	5,531	2,212
Educational & Health	10,274	9,440	10,114	10,274	9,806	8,036	8,433	9,440
All Other (c)	1,342	1,447	2,065	1,342	1,409	1,311	1,484	1,447
Total	23,758	20,301	25,611	23,758	25,885	25,245	26,095	20,301

(a) Includes values of attached dwellings.

(b) Includes office buildings, service stations, warehouses, communication buildings, etc.

(c) Includes defence buildings, buildings for religious and entertainment purposes, homes for aged, etc.

TABLE 4 - NEW BUILDINGS : VALUE OF WORK DONE DURING PERIOD SPECIFIED, SOUTH AUSTRALIA

Type of Building	Year Ended			Quarter Ended				
	31st Dec.	31st Dec.	30th Sept.	31st Dec.	31st Mar.	30th June	30th Sept.	31st Dec.
	1961	1962	1961	1961	1962	1962	1962	1962
£'000								
Houses (a)	26,547	29,135	7,241	6,330	6,036	7,563	8,193	7,343
Flats	1,542	1,768	302	327	349	445	533	441
Total Houses & Flats	28,089	30,903	7,543	6,657	6,385	8,008	8,726	7,784
Business Premises -								
Hotels, Boarding Houses, etc.	773	989	294	294	146	161	252	430
Shops	3,467	3,164	1,132	788	789	655	1,069	651
Factories	3,634	3,139	715	500	730	835	835	739
Office Premises	2,616	3,842	601	931	970	1,077	932	863
Other (b)	1,844	2,479	455	287	377	641	911	550
Educational	5,256	4,953	1,593	1,298	979	1,193	1,239	1,542
Religious	575	387	160	102	92	69	125	101
Health	1,001	1,647	278	356	319	511	365	452
Entertainment & Recreation	743	383	169	224	129	76	83	95
Miscellaneous (c)	1,782	1,446	510	301	409	386	341	310
Total Other New Buildings (Excl. Houses & Flats)	21,691	22,429	5,907	5,081	4,940	5,604	6,152	5,733

(a) Excludes owner-built houses.

(b) Includes service stations, warehouses, communication buildings, etc.

(c) Includes defence buildings, homes for aged, homes for children, etc.

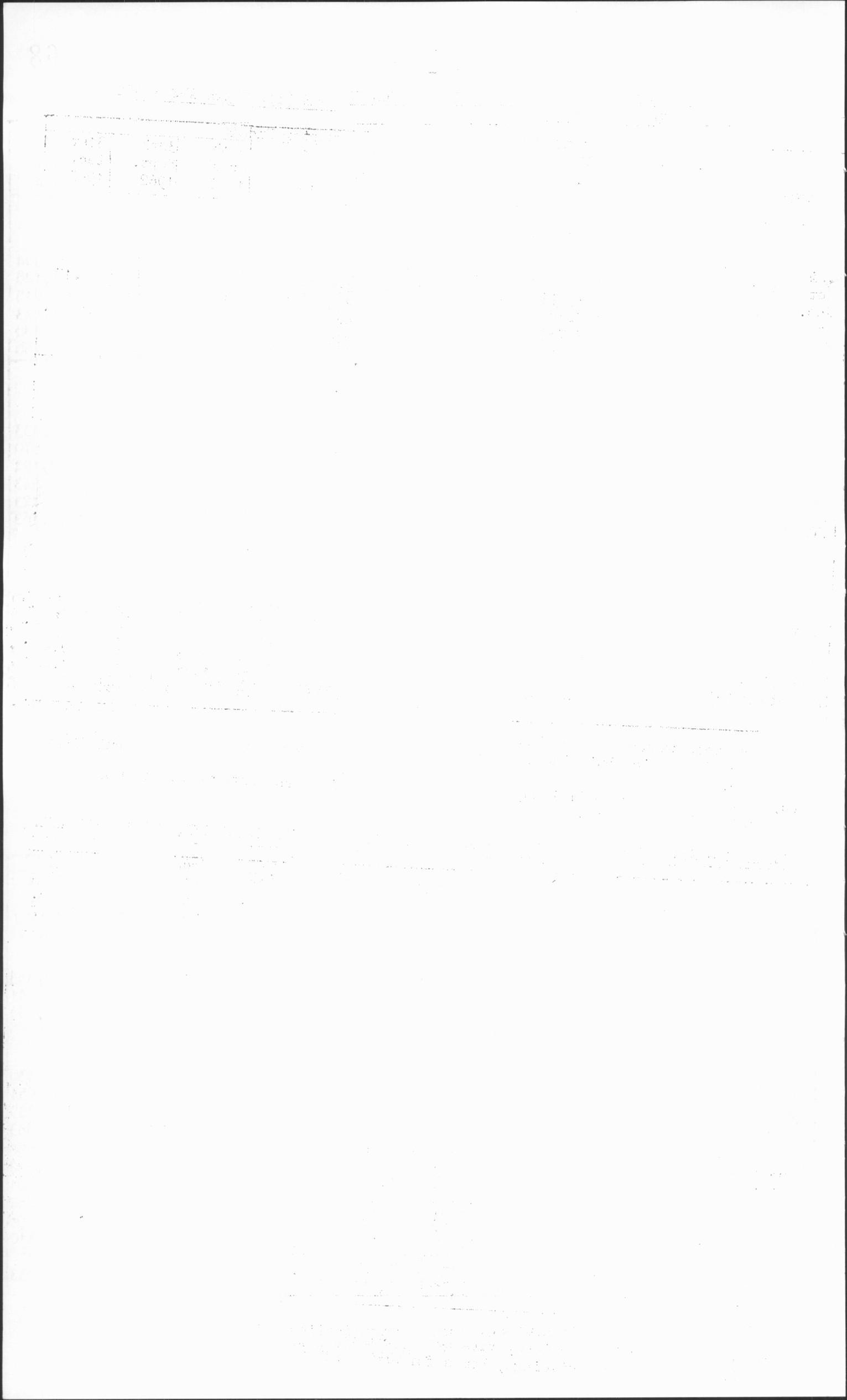


TABLE 5 - NEW BUILDINGS OTHER THAN DWELLINGS COMMENCED: TYPE & VALUE, SOUTH AUSTRALIA

Type of Building	Year Ended		Quarter Ended							
	31st Dec. 1961	31st Dec. 1962	30th Sep. 1961	31st Dec. 1961	31st Mar. 1962	30th June 1962	30th Sep. 1962	31st Dec. 1962		
	No.	£'000	No.	£'000	Number					
UP TO £25,000										
Business Premises -										
Hotels, Boarding Houses, etc.	18	222	22	226	6	7	2	4	6	10
Shops	86	578	89	661	23	20	20	23	31	15
Factories	83	786	101	949	24	14	20	31	32	18
Office Premises	29	328	48	551	10	5	12	19	8	9
Other (a)	96	925	147	1,528	30	18	29	43	38	37
Educational	148	981	65	427	43	31	20	20	13	12
Health	16	155	13	113	7	5	3	2	4	4
Religious	45	382	32	266	13	5	6	10	8	8
Entertainment & Recreation	48	317	35	222	11	7	11	10	5	9
Miscellaneous (b)	54	442	63	628	13	18	20	16	15	12
Total	623	5,116	615	5,571	180	130	143	178	160	134
OVER £25,000										
Business Premises -										
Hotels, Boarding Houses, etc.	7	669	10	820	3	1	1	5	3	1
Shops	17	1,231	21	1,401	10	1	3	9	7	2
Factories	29	2,306	31	4,011	5	4	9	8	5	9
Office Premises	11	4,168	10	921	4	1	2	1	4	3
Other (a)	13	459	16	1,055	3	1	3	8	3	2
Educational	29	4,265	48	5,597	8	3	15	14	12	7
Health	5	2,354	7	483	2	1	2	-	2	3
Religious	3	112	5	160	-	1	-	3	2	-
Entertainment & Recreation	3	177	3	192	1	1	-	-	3	-
Miscellaneous (b)	13	725	14	783	3	4	4	4	4	2
Total	130	16,466	165	15,423	39	18	39	52	45	29

(a) Includes service stations, warehouses, communication buildings, etc.
(b) Includes defence buildings, homes for aged, homes for children, etc.

TABLE 6 - BUILDING EMPLOYMENT (a), SOUTH AUSTRALIA

Classification	Number of persons engaged on days specified							
	17th Dec. 1958	16th Dec. 1959	14th Dec. 1960	20th Dec. 1961	30th Mar. 1962	29th June 1962	30th Sep. 1962	12th Dec. 1962
Contractors	689	686	683	584	618	633	643	695
Sub-contractors	2,222	2,664	2,842	2,292	2,263	2,411	2,493	2,825
Wage Earners	9,373	9,767	10,556	9,158	9,073	9,302	9,698	9,922
Carpenters	3,474	3,638	3,796	3,374	3,267	3,330	3,444	3,570
Bricklayers	1,894	2,103	2,282	1,933	2,002	2,076	2,227	2,297
Painters	1,069	1,155	1,266	1,138	989	1,064	1,202	1,257
Electricians	570	636	783	627	581	626	669	762
Plumbers	971	1,081	1,201	1,009	1,033	1,085	1,145	1,171
Builders' Labourers	2,196	2,190	2,250	1,837	1,981	1,891	1,905	1,910
Other	2,110	2,314	2,503	2,116	2,101	2,274	2,242	2,475
Total	12,284	13,117	14,081	12,034	11,954	12,346	12,834	13,442

(a) Covers all contractors and sub-contractors and employees of contractors, sub-contractors, and Government instrumentalities, who on the day specified were actually engaged on the construction, alteration, repair, and maintenance of buildings, but excludes persons working on owner-built houses or for contractors or sub-contractors who undertake only alterations, additions, repairs, and maintenance. Persons "actually engaged" include those temporarily laid off because of weather. Some duplication may occur as a result of frequent movement between jobs or because some persons (such as electricians) may work on several jobs which are under construction simultaneously.

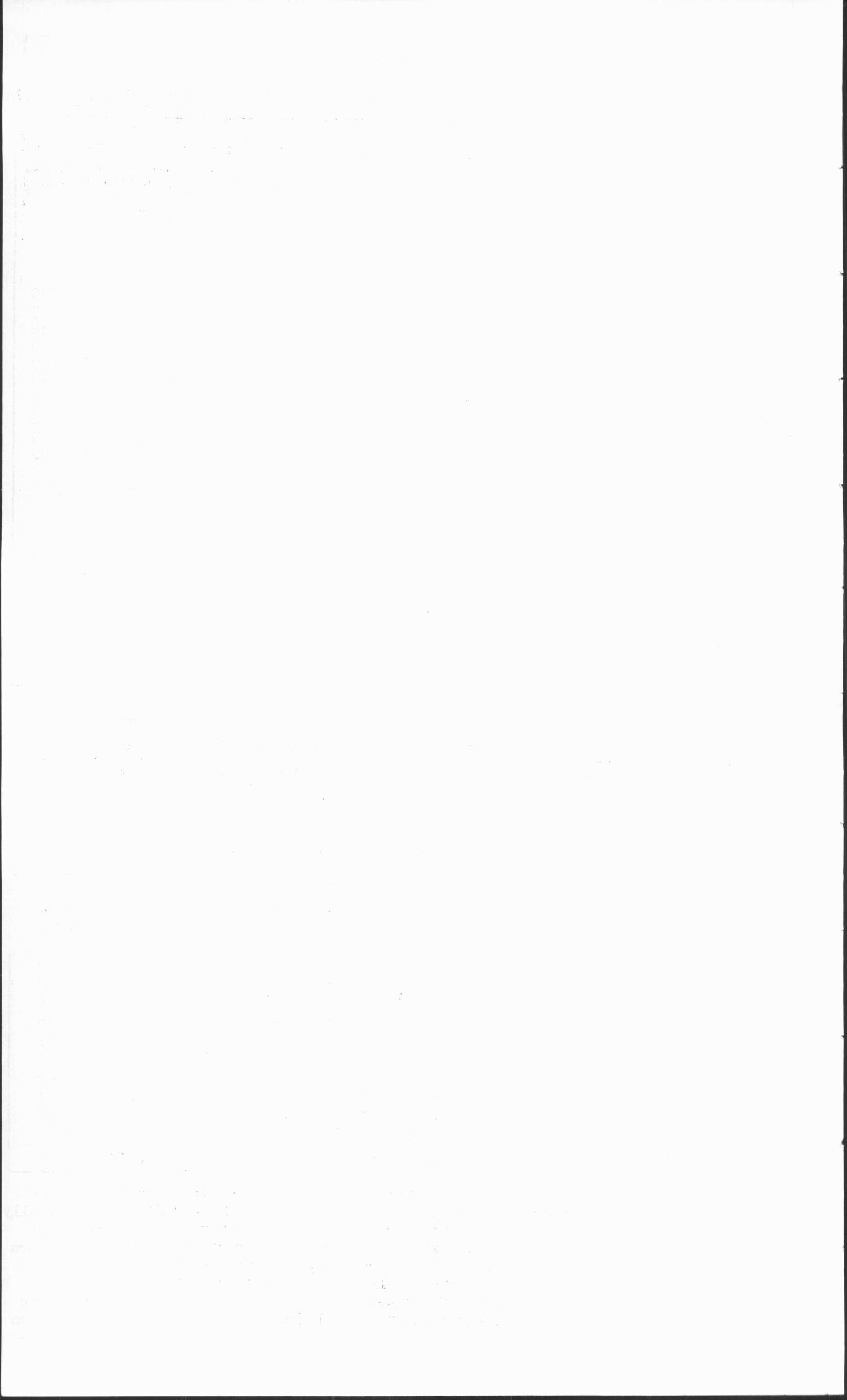


TABLE 7 - NEW DWELLINGS COMPLETED (a) : LOCAL GOVERNMENT AREAS, SOUTH AUSTRALIA

Local Government Area	Year Ended			Quarter Ended				
	31st Dec. 1961	31st Dec. 1962	30th Sep. 1961	31st Dec. 1961	31st Mar. 1962	30th June 1962	30th Sep. 1962	31st Dec. 1962
Metropolitan -								
Adelaide	26	13	1	-	6	5	2	-
Brighton	177	137	55	47	31	35	40	31
Burnside	343	274	88	85	74	49	61	90
Campbelltown	653	722	135	164	105	185	213	219
Colonel Light Gardens	1	1	-	-	-	-	1	-
Enfield	1,092	968	303	301	166	263	221	318
Glenelg	71	58	16	11	11	14	24	9
Henley and Grange	217	195	41	56	32	75	58	30
Hindmarsh	40	20	10	13	7	6	3	4
Kensington & Norwood	22	22	9	8	9	1	1	11
Marion	629	536	141	151	120	146	135	135
Mitcham	471	448	115	129	106	127	88	127
Payneham	138	167	26	25	22	22	90	33
Port Adelaide	388	240	80	85	37	57	73	73
Prospect	35	29	7	5	3	7	11	8
St. Peters	20	9	3	4	3	2	1	3
Thebarton	3	3	2	-	1	-	1	1
Unley	97	73	25	19	15	29	19	10
Walkerville	18	12	3	3	-	3	4	5
West Torrens	476	490	105	124	84	90	135	181
Woodville	468	428	104	110	82	142	98	106
Total	5,385	4,845	1,269	1,340	914	1,258	1,279	1,394
Country -								
Angaston	39	25	4	12	6	8	4	7
Berri	22	30	5	7	3	7	8	12
East Torrens	29	25	8	5	7	6	7	5
Encounter Bay	28	32	5	12	5	5	12	10
Gawler	45	31	6	17	8	10	6	7
Kadina Corp'n	17	8	-	6	1	3	-	4
Loxton	30	25	8	8	7	9	6	3
Meadows	35	37	9	10	7	12	7	11
Millicent	76	71	18	15	13	19	24	15
Mt. Barker	33	29	5	10	4	8	7	10
Mt. Gambier Corp'n	173	115	43	53	33	30	30	22
Mt. Gambier D.C.	7	6	1	2	1	2	2	1
Munno Para	56	320	15	9	42	91	64	123
Murray Bridge	43	28	2	19	10	9	4	5
Naracoorte Corp'n	33	18	8	9	4	7	2	5
Noarlunga	244	527	48	99	92	149	141	145
Onkaparinga	38	23	12	10	6	6	7	4
Penola	23	14	3	4	2	6	3	3
Pirie D.C.	4	3	1	2	-	-	2	1
Pt. Augusta	89	74	23	12	15	15	20	24
Pt. Elliot	23	27	4	9	6	4	8	9
Pt. Lincoln Corp'n	51	60	14	17	12	11	17	20
Pt. Pirie Corp'n	20	23	2	7	2	6	11	4
Renmark	33	30	6	9	7	10	5	8
Salisbury	1,611	1,490	374	537	314	561	284	331
Stirling	55	54	12	15	11	20	15	8
Tatiara	43	31	10	16	8	7	6	10
Teatree Gully	488	768	143	157	154	207	221	186
Victor Harbor	29	16	7	11	5	4	4	3
Whyalla City Comm.	446	409	127	106	124	98	127	60
Willunga	42	31	11	19	13	5	3	10
Other Country	574	666	129	151	135	144	159	228
Total	4,479	5,046	1,063	1,375	1,057	1,479	1,216	1,294
Total State	9,864	9,891	2,332	2,715	1,971	2,737	2,495	2,688

(a) Dwelling Units - houses and flats plus dwellings attached to "Other New Buildings".

